

Library Bond Act Grant Applications - Cycle 1

Office of Library Construction Findings

<i>Project Name [Number]</i>	Mitchell Park South Resource Library & Community Center 1048	<i>Current Square Footage</i>	9,500
<i>Applicant</i>	Palo Alto, City of	<i>Project Square Footage</i>	49,524
<i>Operating Library Jurisdiction</i>	City of Palo Alto	<i>Service Area Population:</i>	31,376
<i>Project Type</i>	New Library		
<i>Project Priority</i>	1st	<i>Anticipated Construction Start Date:</i>	5/30/2004
<i>Joint Use Type</i>	Joint Venture		
<i>Multipurpose?</i>	YES	<i>Total Library Project Amount</i>	\$30,900,532
<i>Leased Site:</i>	NO	<i>State Grant Amount</i>	\$19,040,561

Bond Act Factors [California Code of Regulations Title 5, Section 19998 (a)]

	Rated	Other
<i>Needs of urban and rural areas:</i>		[see map]
<i>Population growth:</i>		18%
<i>Financial capacity of applicant to open and maintain operation of the library (new libraries only):</i>		Yes
<i>Age and condition of existing library:</i>	Poor Condition (= Very Good)	
<i>Inadequacy of the existing library in meeting needs of residents and the response of proposed project to meeting the needs:</i>	Very Good	
<i>Plan of Service integrates appropriate electronic technology:</i>	Very Good	
<i>Appropriateness of proposed site for the proposed project:</i>	Outstanding	
Overall Rating:		Very Good

Summary of Review Panel Comments

Population Growth 17.5%

Age and Condition The library was built in 1958 and has not been renovated. Major deficiencies of the existing library: inadequate space for all services and functions; non-compliant with current structural standards, ADA code, or Title 24; mechanical systems at the end of their life cycle (40 years); no air conditioning; inadequate telecommunications and electrical system; poor space adjacencies and flexibility. The site is centrally located and is well situated, being in close proximity to other agencies, numerous schools, and the community center.

Needs of residents/response of proposed project to needs The 1966 needs assessment document was brought up-to-date by examining the current demographic information and providing opportunities for current input from the residents, including community meetings, focus groups, and key informant interviews. Analysis of the needs assessment findings led to logical conclusions concerning the library service needs for this community.

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The plan of service Goals and objectives are clearly written and follow from the needs assessment findings. Implementation steps are clear, but service indicators are primarily numerical indicators and will not provide qualitative assessment of the services. The joint use agreement fulfills only part of the services for the targeted K-12 student group, which is students in Grades 4-8. Services for other age groups are included in the overall plan of service for the library.

The building program appears to include spaces to carry out the requirements of the needs assessment and plan of service, but contains only abbreviated descriptions of the functions and activities. Homework assistance will primarily be provided for elementary and middle school students, but the space description appears in the adult services division in the building program. There is no description of the activities for the area and only two PCs will be provided. The homework center doesn't appear on the adjacency diagram at all, but does show the children's section on the first floor and the adult services section on the second floor, which could result in the homework center being completely separated from the material collection for the intended age group.

The conceptual plans implement the adjacencies described in the building program adequately, but several areas are significantly smaller than they were programmed. Actual square footages are shown on the plan, but programmed square footage is not, making correlation to the program difficult. The homework center is shown on the second floor, within the adult area. Total library assignable and non-assignable square footage is not shown on the plan, requiring manual calculation by the applicant for verification purposes.

Joint use agreement: Homework Center The agreement does not represent a partnership between the library and school district. Rather, the library will be providing services typically provided by public libraries in the course of meeting the needs of all user groups. The school district will provide copies of textbooks and serve in an advisory capacity for the services that will be funded, planned, and implemented by the city. Homework center will be staffed until 7:00 p.m. most nights and from 1:00-5:00 on Sunday to provide homework advice, and also offer an abbreviated schedule during the summer to accommodate summer school students. There is no process to review and modify the services.

Plan of Service Integrates Appropriate Technology Specific technology planned includes: connection of the library to the city's fiber optic network; live interactive reference services; adaptive PC software; self-check machines; automated check-in and sorting of returned library materials; wireless circulation devices and phones to take services to the library user; meeting and program rooms with multimedia capabilities; and video conferencing; and technology training classes. The importance of telecommunications and electronic resources was not emphasized in the building program, but appears to be adequately provided for in the plan of service.

Appropriateness of Proposed Site The proposed library will be a multipurpose project, sharing space with the community center, and will be built on the site of the current library. It is centrally located and is well situated, being in close proximity to other agencies, several schools, churches, centers for adults and children who have disabilities, and a baseball field. There are 10 public transit stops within 1/4 mile of the library, including free weekday shuttle service. Major arterial routes, sidewalks, pathways through the park, and bicycle lanes provide good access to the library. Parking will be provided via both surface parking and an under-building parking garage, which includes secure bicycle storage. The shape of the site somewhat limits the design solution for the building.

Financial Capacity The applicant has committed to the on-going operation of the completed library.